

March 28, 2001

TO: Mayor and City Council

FROM: Douglas C. Mousel, Senior Planner

SUBJECT: Results of the Planning & Zoning Meeting, March 27, 2001

The following item is scheduled for the April 17, 2001, City Council Meeting

Preliminary Plat: Grayhawk Section II – Phases I - VII
Applicant(s): Eldorado Ranch, Ltd.

DESCRIPTION:

818 Single-Family lots and six open space lots on 220.4± acres on the northwest corner of future Panther Creek Parkway and future Teel Parkway (Hawkins Road). Zoned Planned Development-157-Single-Family-5. Neighborhood #51.

APPROVED: 6-0 **DENIED:** _____ **TABLED:** _____

RECOMMENDATION:

Recommended for approval subject to:

1. City Engineer approval of a waiver to the requirement for alleys.
2. Construction of portions of Teel Parkway and Panther Creek Parkway for the purpose of providing two points of access to the property, or an alternate scenario approved by the City to provide two points of access.
3. Approval of a flood plain reclamation study.
4. City Attorney review and approval of homeowner's association documents for the entire Grayhawk community.
5. Modification of the plat to show future Panther Creek Parkway in the same location as existing Smith Road.

DM/sg

cc: Gary Cobb 972-964-0131
Warren Corwin 972-396-4987
Frank Jaromin
Donnie Mayfield
Mack Borchardt